

LOT 25 R497461
IN OR 1321/1442
POINT SOUTH #4 PB 4/111-112

PEARSON EDDIE J SR & BRENDA G
54308 POINT SOUTH DRIVE
CALLAHAN, FL 32011

2025

37-1N-25-2990-0025-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	25	MOD METAL 100			
Roof Structur	01	FLAT 100			
Roof Cover	01	MINIMUM 100			
Interior Wall	04	PLYWOOD 100			
Interior Floo	14	CARPET 90			
Interior Floo	07	CORK/VTILE 10			
Air Condition	01	NONE 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms	02	2 100			
Bathrooms		1 100			
Frame		WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Quality	03	Quality Level 03			
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA			08
NEIGHBORHOOD/LOC	8026.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,084	100	1993	1,084	22,556
TOTALS	1,084			1,084	22,556

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,084	86.7000	69.36	75,186	1981	1981	0	0	0	70.00	30.00
1 M/H 93- - 100% - 0												
Heated Area: 1084												
HX Base Yr												
20 15 29 36 14 56 BAS 1993												
BLD DATE				LGL DATE				03/31/2025				
XF DATE				LAND DATE				MLU				